

**NOTES AND MINUTES OF  
FACILITIES PLANNING AND IMPLEMENTATION COMMITTEE**

Tuesday, December 13, 2005 5:00 p.m.  
Warren Green, 2<sup>nd</sup> Floor Conference Room  
Hotel Street, Warrenton, Virginia

**Present:**

William Downey, Board of Supervisors (arrival time – 6:05 p.m.)  
Richard Robison, Board of Supervisors  
Anthony Hooper, Deputy County Administrator  
Bryan Tippie, Director, Budget  
Butch Farley, Director, General Services  
Tom Boyer, Deputy Director, General Services  
Wanda Mercer, Executive Assistant, General Services

**Guests:**

Gail Barb, Clerk, Circuit Court  
Maria Del Rosso, Library  
Ron Mabry, Parks & Recreation Project Manager  
Larry Miller, Parks & Recreation  
Barbara Severin, Library Board  
Helen Zaleski, Circuit Court

Mr. Richard Robison called the meeting to order at 5:00 p.m. on Tuesday, December 13, 2005. He indicated that Mr. William Downey was attending an off-site meeting and would be arriving late; therefore, no quorum was present for voting.

**Notes of November 8, 2005 Meeting**

Mr. Robison noted that with minor corrections, the minutes would be approved upon Mr. Downey's arrival.

**PROJECT REVIEW / UPDATE**

**John Barton Payne Building**

Dominion Power submitted three estimates to relocate the electrical lines affected by the renovations. The least costly option was the underground option estimated at \$40,000. Project cost estimates had estimated \$30,000. Mr. Robison stated that he thought the underground estimate was the best option; Mr. Boyer would review the information with Mr. Downey. It was previously recommended that this project be held until spring for bidding.

**Parks and Recreation Projects**

Mr. Ron Mabry presented an overview of Parks and Recreation projects.

Central Sports Complex – Mr. Mabry reported that the third Phase I site plan had been re-submitted to Community Development. An extension for Phase II has been requested by Patton

Harris. The land swap exhibit is being prepared for review and execution. The lomar still has not been received. However, it is understood that all that is needed is a signature at the federal level. The hold up on this is due to the extra work caused by the busy hurricane season..

Marshall Community Center Swimming Pool – Cost estimates for a pool and building were submitted in the amount of \$3.5 million. Adding general conditions and contingencies bring the estimate to approximately \$5,038,273. Mr. Mabry has also requested a comparison if the Vint Hill pool were built with today's costs. Also affected by the price is the fact that most of Vint Hill's parking was already in place; that is not the case with the Marshall site. Site work was estimated at \$1.4 million. Mr. Mabry will check to see if this figure includes the additional costs for the heavy amounts of rock in this area.

Northern Sports Complex – S.W. Rodgers is completing and stabilizing the site and will move off the site once that is completed. This is the third stop-work order issued: first one based on VDOT/WSA contract issues; 2<sup>nd</sup> and 3<sup>rd</sup> were due to discrepancies in the topographical surveys. One of the surveys provided by the County and used by Patton Harris was flawed. Mr. Mabry will be meeting with necessary parties to resolve this issue. S.W. Rodgers has indicated that its de-mobilization/re-mobilization costs will be approximately \$10,000. Patton Harris has indicated that they will submit a change order. Any costs charged to Parks & Recreation will be charged back to Patton Harris. The County attorney is involved with this.

Monroe Park – The Bunk House and Assay Office revised plan comments have been received. FPIC approval is requested. Copies of drawings are available. Mr. Robison requested that this project be placed on hold until the January 2006 FPIC meeting.

Marshall Community Center Addition – MBP's comments have been received. Awaiting updated drawings from Davis, Carter, Scott.

Vint Hill Village Green Ball Field and Parking Improvements – Planning will begin shortly. Planning documents are estimated at \$28,000.

Mr. Hooper indicated that since there is also a possible need for significant funding to replace existing ball field lighting as well as supplemental funding required for other major projects that priorities will need to be set.

Mr. Robison expressed concerns and stated that snow guards should be installed on all metal roofs. Further, Mr. Robison requested that Parks and Recreation monitor and remove snow from the walking trails.

### **Project Review – Courthouse / Adult Detention Center**

Mr. Robison thanked Mr. Boyer for his assistance in working on scheduling with the Treasurer. Mr. Tom Boyer reported that there were no new change orders. The sanitary piping change ecommended to be pursued on a time and materials basis at the last FPIC meeting is ongoing.

Adult Detention Center (ADC)/Jail and Courthouse – The Detention area of the Courthouse has been turned over to the Sheriff's Office. It is in 'manual' mode, requiring key usage. The electronic security systems in both the Courthouse and Adult Detention Center are experiencing operational problems. The contractor has been on site working to correct the trouble.

The punch list for the south courtroom is in progress. The elevator passed all inspections and has been turned over to the Judge for use.

The Records Room will be moved on January 6, 2006. The Commissioner of Revenue and Treasurer offices will be moved by the end of January 2006.

Options for an Information Desk vestibule at the Ashby Street entrance are being examined.

Old Jail Museum – The construction work at the Old Jail needs to be coordinated with Old Jail Museum staff.

### **Project Summary**

Warren Green – The repair of the porch will be put out to bid.

Alice Jane Childs Building – Mactec will design the parking lot repairs. Funds will be established once costs are known. Roof replacement is complete. The planters have been emptied and capped; before acceptance, architectural metal placement must be corrected. The HVAC replacement report has been received but has not been reviewed yet. The 90% drawings for the Data Center have been received and comments sent to engineers. 95% drawings are expected soon and will be used for bidding and permit submission. A phasing schedule is being discussed with Information Technologies. Mr. Robison requested that MBP review the drawings for value engineering and constructability.

Fleet Maintenance Roof – Contractor is 99% complete; currently installing trim around shop heaters. The warranty letter from the roofing manufacturer will be issued once it is completed and inspected.

Warrenton Library HVAC Replacement – Precision Mechanical will begin work on December 19, 2005 and complete the project within two weeks. The main floor of the Library will close during that time.

Old Jail Museum – A coordination meeting is scheduled for December 15, 2005.

The meeting adjourned at 5:45 p.m.

## ***MINUTES***

The Facilities Planning and Implementation Committee reconvened at 7:20 p.m. after the Joint Facilities Meeting (separate meeting minutes for that meeting).

### **Notes of November 8, 2005 Meeting**

The November 8, 2005 minutes were approved with changes. Mr. Robison briefly updated Mr. Downey on the Marshall Pool costs of over \$5,000,000.

### **John Barton Payne Building**

Mr. Boyer updated Mr. Downey on this project. It was agreed that the County shall immediately pursue a full construction estimate for the underground electrical option.

With no further business, the reconvened FPIC meeting adjourned at 7:30 p.m.

**Future Discussions Items**

Extension Office CIP Submission

Parks and Recreation possible relocation to Raymond Farm

Next Joint FPIC meeting with School Facilities

**Next Meeting Date**

The next meeting of the Facilities Planning and Implementation Committee will be Tuesday, January 10, 2006, at 5:00 p.m.